

- Sandy Marchland expressed concern about the increased traffic, crime, etc. that this project would bring to the area. She asked Council to consider other options that would not have such a huge impact on the condensed amount of people in a small area.
- Lori Ferdun pointed out that the area for the proposed college campus has grape vineyards that would have to be torn out. Ms. Ferdun's property was in the middle of the proposed site. She urged Council to consider Armstrong Road or property at White Slough instead. She read in The Record newspaper that Council Member Hansen stated her family was posturing for more money, which Ms. Ferdun stated was untrue and asserted that there was no amount of money that Delta could offer her to move as they could not replace her home or environment. She felt that the property owners should have been made aware of the proposal before it was published in the newspaper. She asked that the matter be scheduled on a future agenda and that Delta College representatives be in attendance.
- Terry Fena commented that the project hinges on the annexation of the property into the City of Lodi and it providing services. Delta College has addressed the Council on the matter. Council Members Hansen and Johnson serve on the Delta College Task Force and have expressed their willingness to support the project. For this reason, he felt that they should abstain from further City business regarding the matter due to a conflict of interest. He asked that the matter be placed on a future agenda and that residents be notified in advance of any future proposed action between the City and Delta College.

Mayor Hitchcock explained that no property will be annexed until the owners request it. The selection of the property will be Delta College's decision. Delta College will be going through a due diligence period for the next six months and holding public meetings. If the project proceeds, it will eventually be brought back to the City Council.

- Ann Cerney pointed out that there had been an investment of City personnel into this issue and she supported the request of property owners to be heard when the matter comes before Council.
- Kathy Grant invited Council and the public to attend the Lower Mokelumne River Stewardship Committee open house on May 10.
- • Ray Golub stated that his property is adjacent to and has been impacted by the Lower Sacramento Road widening project. He submitted 27 pages of information and photos (filed).

G. COMMENTS BY CITY COUNCIL MEMBERS ON NON-AGENDA ITEMS

- Council Member Hansen reported that he attended a conference in Washington D.C., April 23 to 26, sponsored by the Northern California Power Agency and Northwestern Public Power Agency. Meeting topics included:
  - 1) The California Information Systems Operation and the fact that it does not address issues related to municipal utilities;
  - 2) The Central Valley Project, which is a series of dams from which the City receives some of its electricity. Congress was to review and eliminate some of the environmental acts and regulations that were enacted in 1970; however, it has failed to do so. The cost of the restrictions amount to \$70 million, and it is hoped to get them reduced to \$50 million;
  - 3) Security issues related to dams, of which the cost would be passed on to municipal- and investor-owned utilities. It is desired that dams be identified that are deemed to be essential facilities.
- Council Member Mounce stated that she recently asked Central Valley Waste Services (CVWS) to address the issue of garbage in alleys. CVWS sends letters to property owners who are creating problems; however, many are absentee owners so nothing is accomplished. Drivers take photos of garage left on sidewalks, curbs, and alleys, and Ms. Mounce suggested that a partnership be created between CVWS and the Code Enforcement Division of the Community Development Department. She asked that a Shirtsleeve Session be scheduled to discuss the matter. She recalled previously requesting that a policy be developed to address catering trucks and unlicensed vendors. She thanked the students of

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privacy fence issues

# The problems are

- we have a lose of privacy to my yard. The pedestrians and vehicle traffic have a clear view of my property; due the modified elevation of the road and sidewalk base. Slides 4-10
- The noise levels as per the Study warrants a sound wall.
- the proposed bicycle lane has not been implemented. leaving five lanes of traffic behind my house.

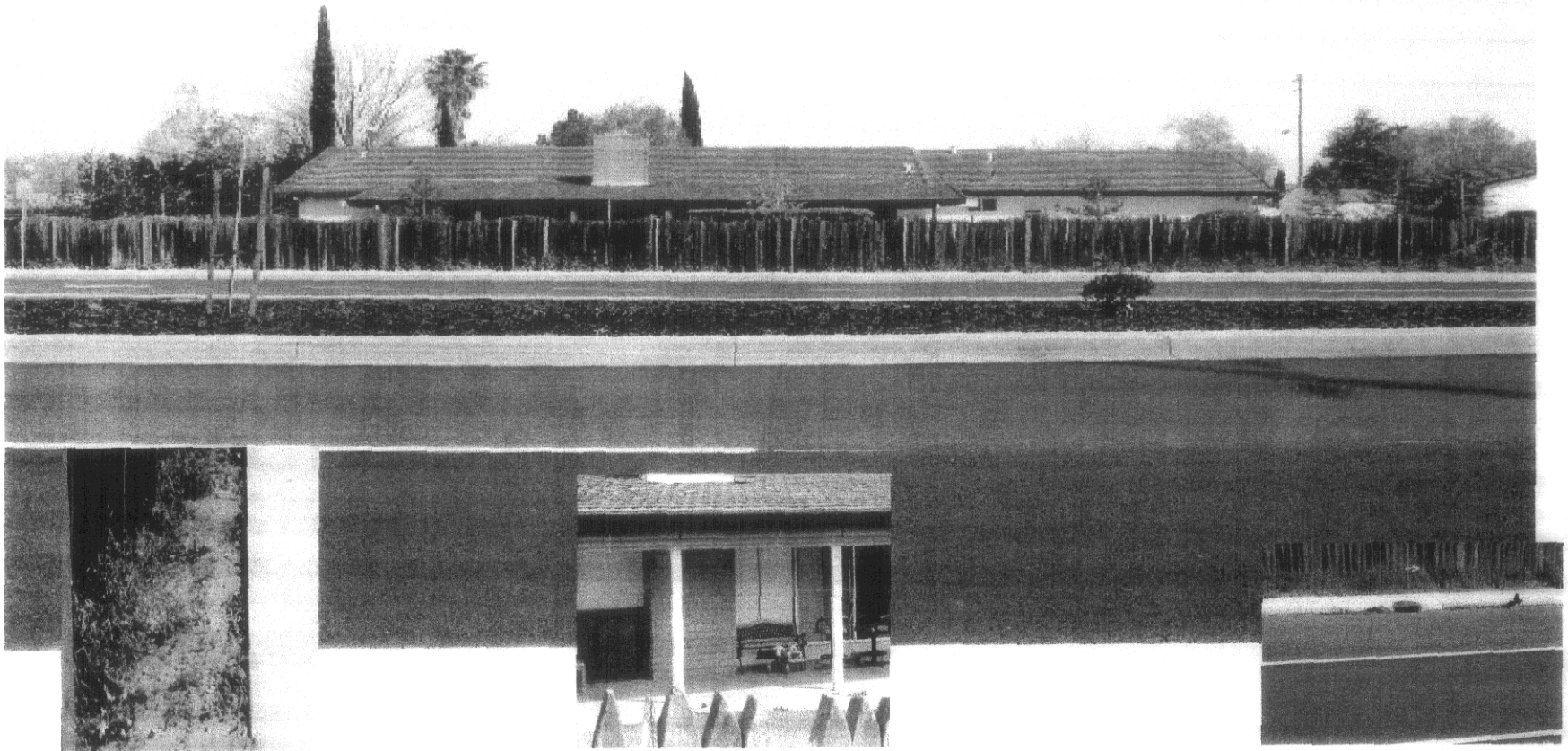
# Problems continued

- The elevation of the fenced needs to be raised at least 24 inches plus a retaining wall before my privacy can be restored.
- A crash barrier was built into my planter box that has been practically eliminated by the change in elevation.

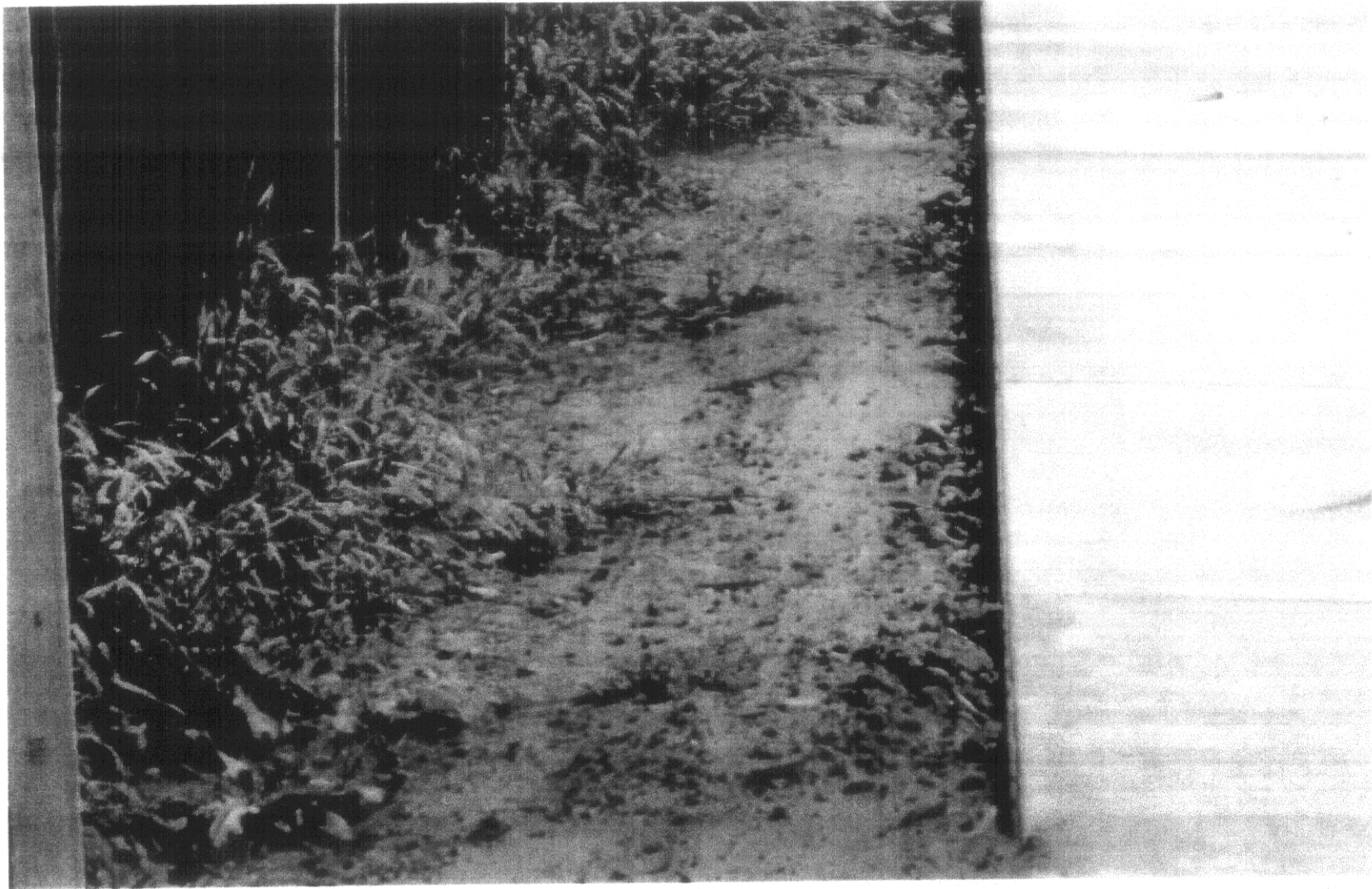


You can see the change in elevation of the road rising from right to left South to North respectively. The photos below show the start of grade

the view from the sidewalk the change in elevation along



# The base elevation change behind my property and the effect to my privacy fence

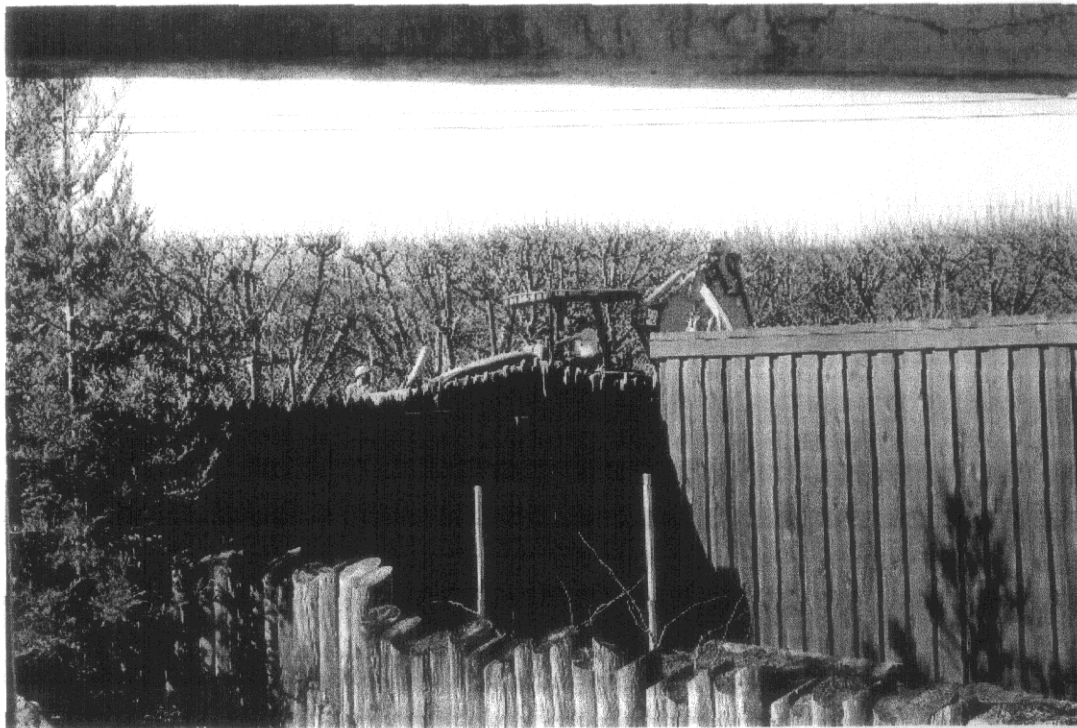


Passers by have a clear view of our living quarters that  
prior to construction was private



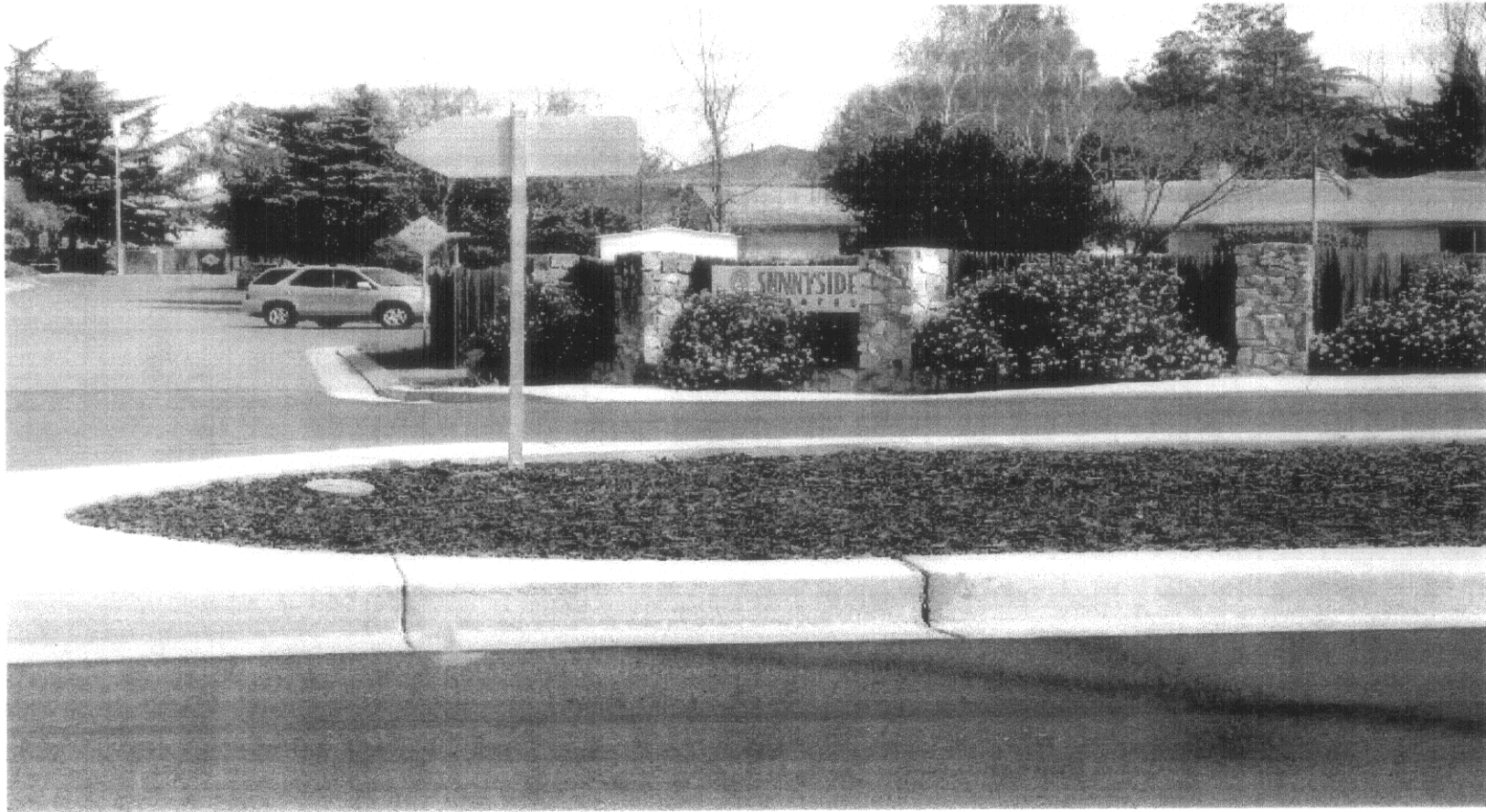
The workers are across lower sacrament rd on the south bound shoulder have a clear view

- The workers on the south bound shoulder have a clear view of our bedroom and kitchen. Before the project they would have been out of sight. The red wood fence is 6-8 from grade original grade





Elevation changes along the side walk as much as 24 inch  
at times As you can see by the elevations of the original  
fence line



The view from the side walk at the north end midway point



The Road Elevation on the south bound direction was raised high enough that passing vehicles have a clear view of our yard



The noise levels resonate in the  
corridor of my back porch area



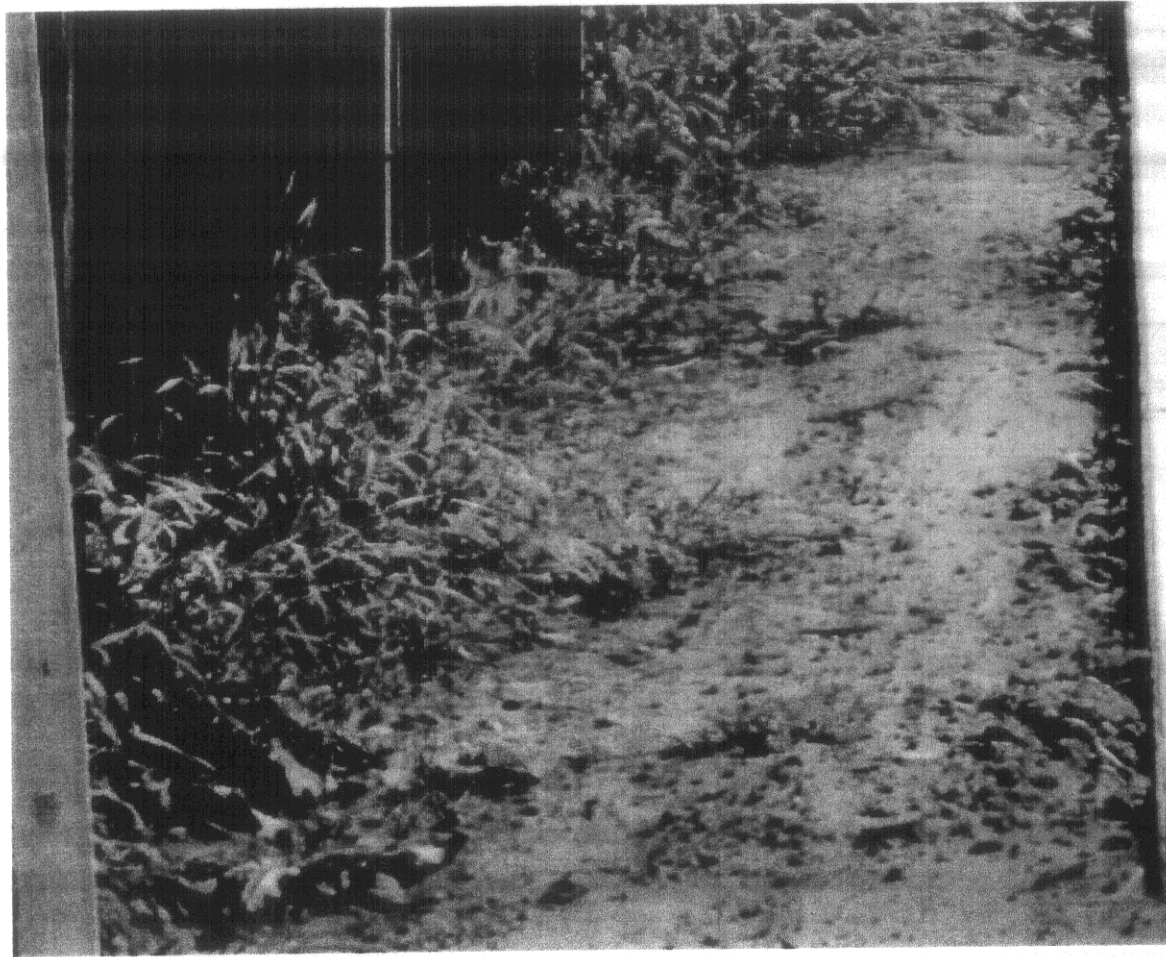


# The noise Study report

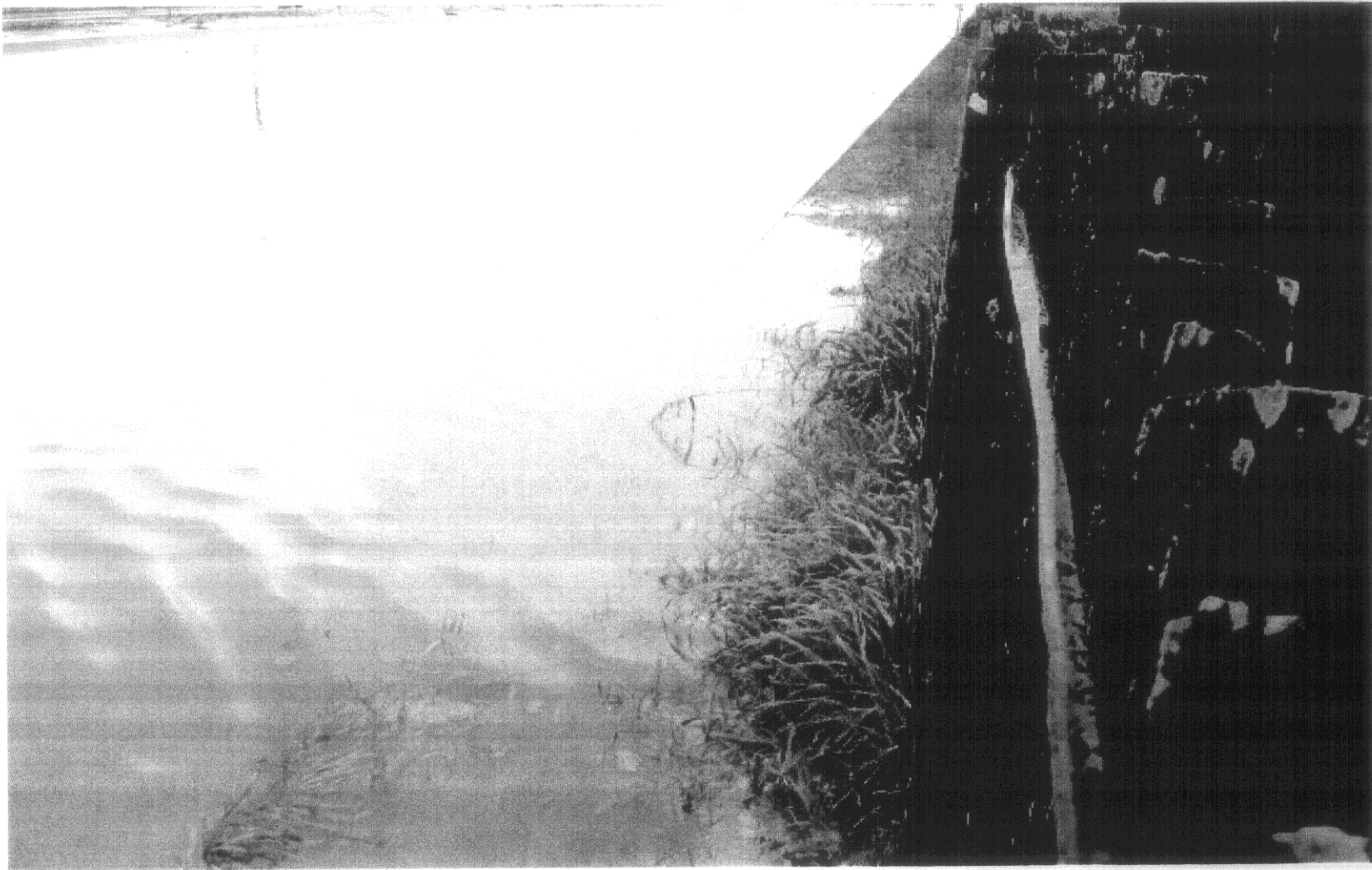
- Chapter 8 8.1 the traffic would be shifted several meters closer to the receivers increasing traffic noise.
- 8.2 Noise barriers were the only proposed solution. The report did not take into consideration the new subdivision north east of Kristen ct or the drainage basin north of my property. this would have added funds to the allowance for reasonable costs. To me it was obvious the report was not suited to the as built conditions. Therefore the report should be reanalyzed for noise impact for as built conditions.
- 8.2 The report found that a 10 foot wall is feasible behind my property
- 8.3 if pertinent parameters change substantially during the final project design the noise abatement design my be changed.
- Table 8.1 the receivers do not represent my house and back yard impact. And the final design raising the road base over the existing water pipe.
- Table 8.2 makes no sense benefit residence are who.
- The sound wall proposed on fig 8-1 should have included the basin and not rapped the properties. The distance would have warded the noise to five proprieties main living quarters

- the city has no noise regulations for operations of public roadways. CNEL criteria states 65-75 is unacceptable and the measurements per table 8-1 is 71 as tested. My yard should be recognized as louder under the porch. With a 10 ft wall the levels will get down to 62 db which is considered conditionally acceptable.
- The protocol 6.5 allows for 17 thousand dollars plus 4 other criteria's for additional allowances. Amounting to 54000.00

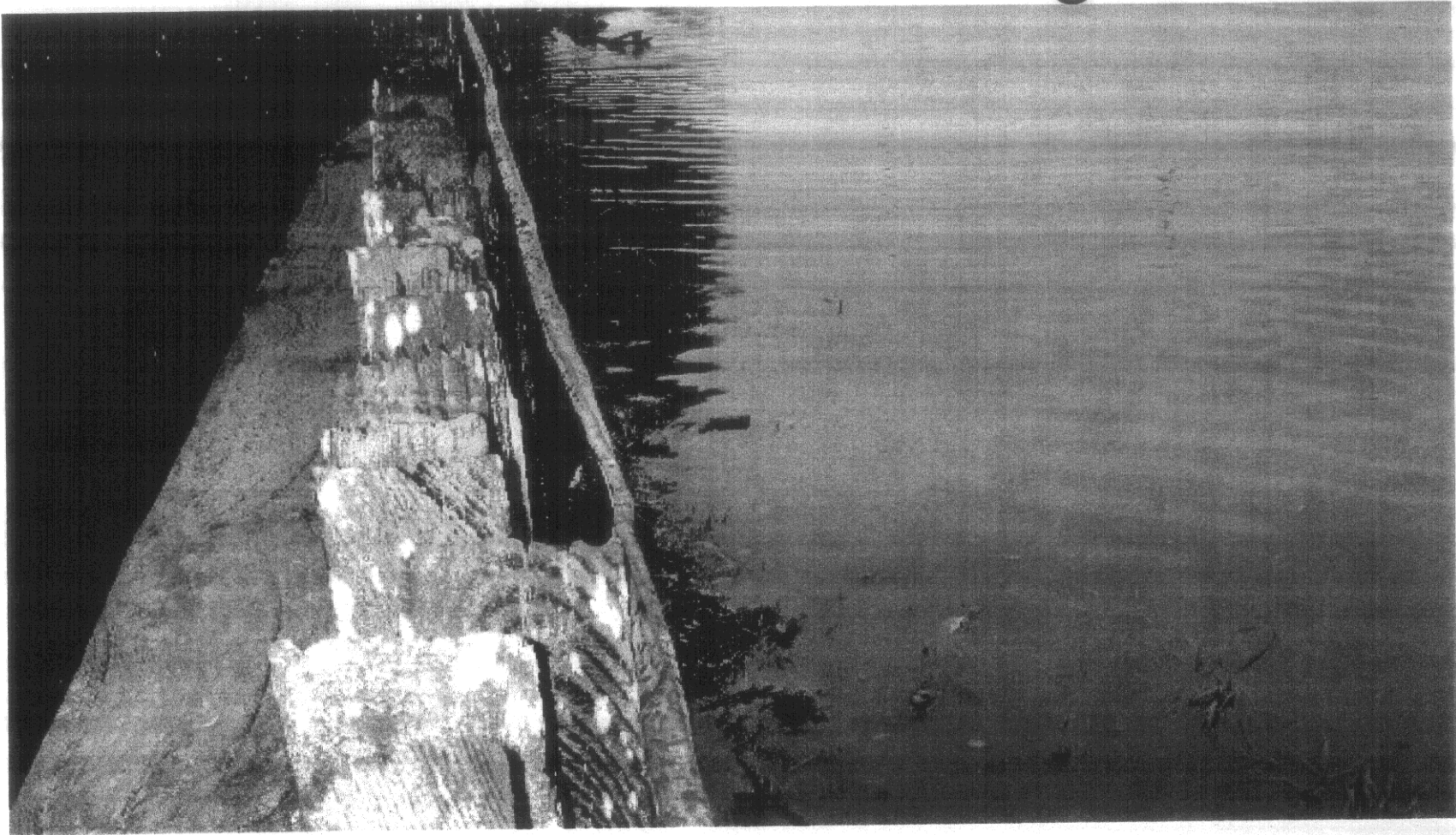
created a trip hazard



Potential drainage problem. Lower Sacramento rd flooded due to clogged storm drain behind my property and drained to my yard.



# Drainage problem the side walk and street is submerged



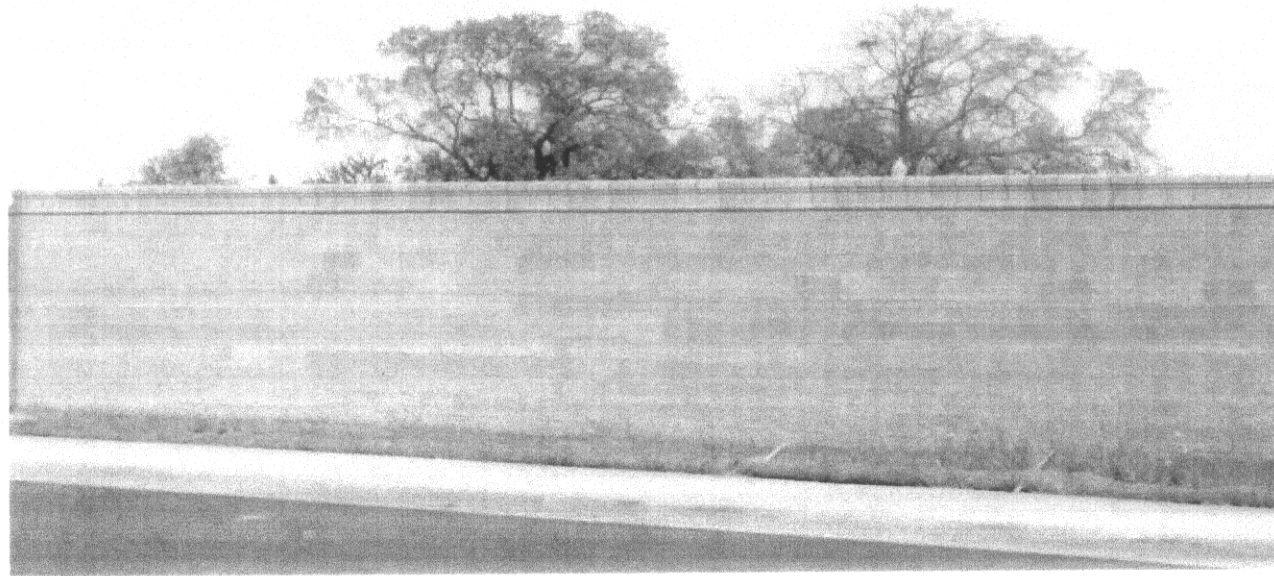


The landscape in our back yard had a crash blockade . a six inc curb doubles as a planter box that is now useless a a barrier.



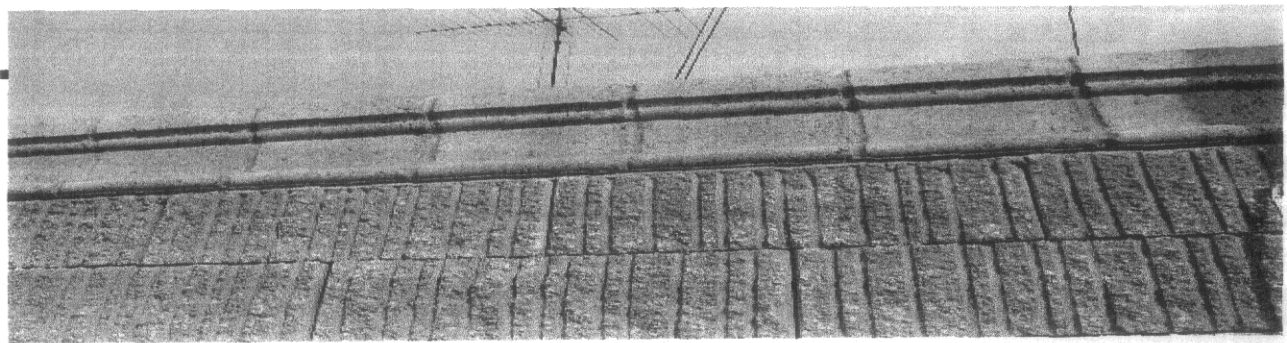
# Block Wall proposed by Lodi

- This block wall is the wall the city public works department has determined is the wall I am obligated to build or they will do nothing to restore my fence



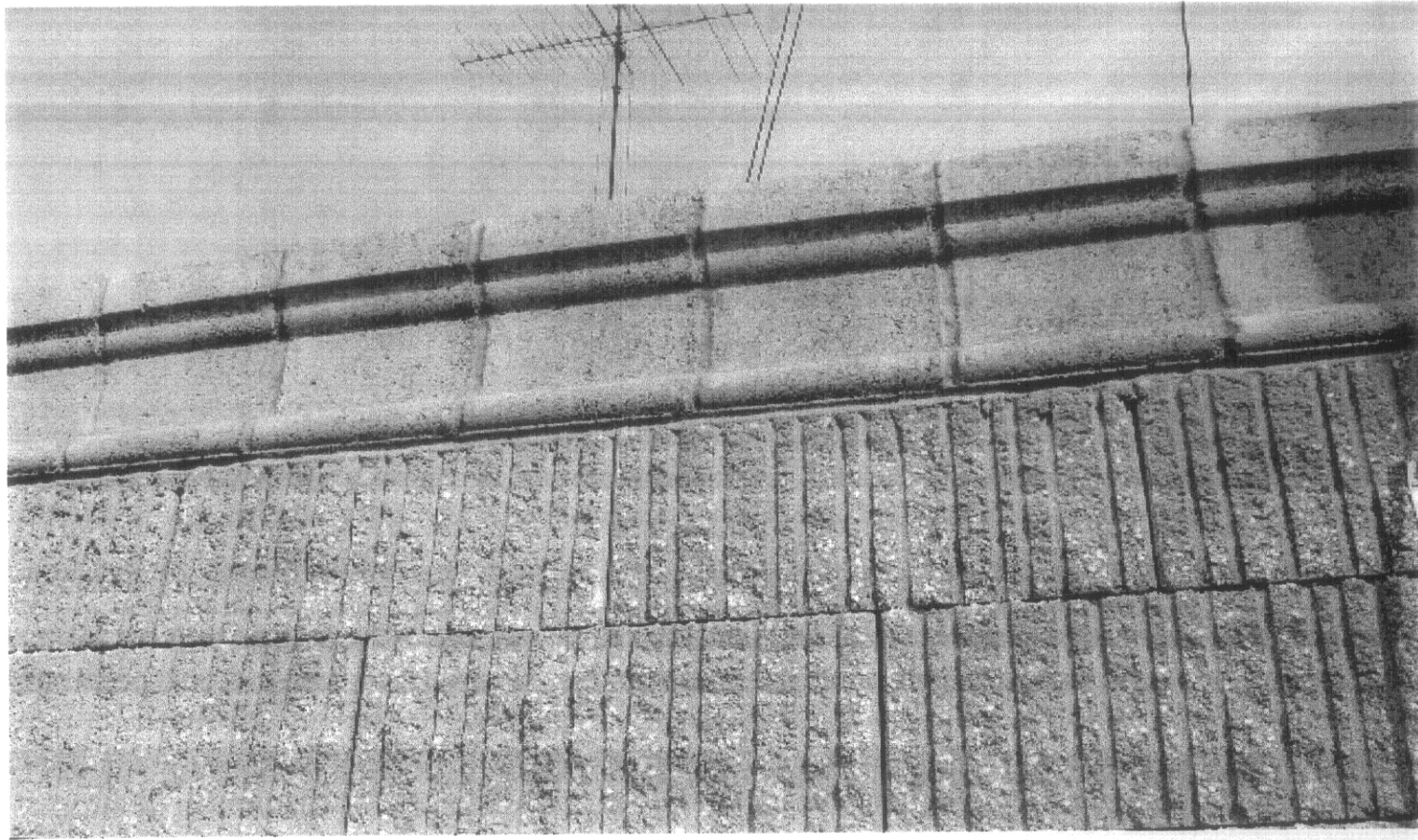
Special order Block, Costs for the cornice, cost for prevailing wages,

- These blocks are 4.00 each and the top cornice is \$15.00 a foot. I feel if I am paying to upgrade the wood fence I should get the full benefit. If I am to pay for the upgrade and be responsible to maintain the wall then Its only fair for me to choose the sides.





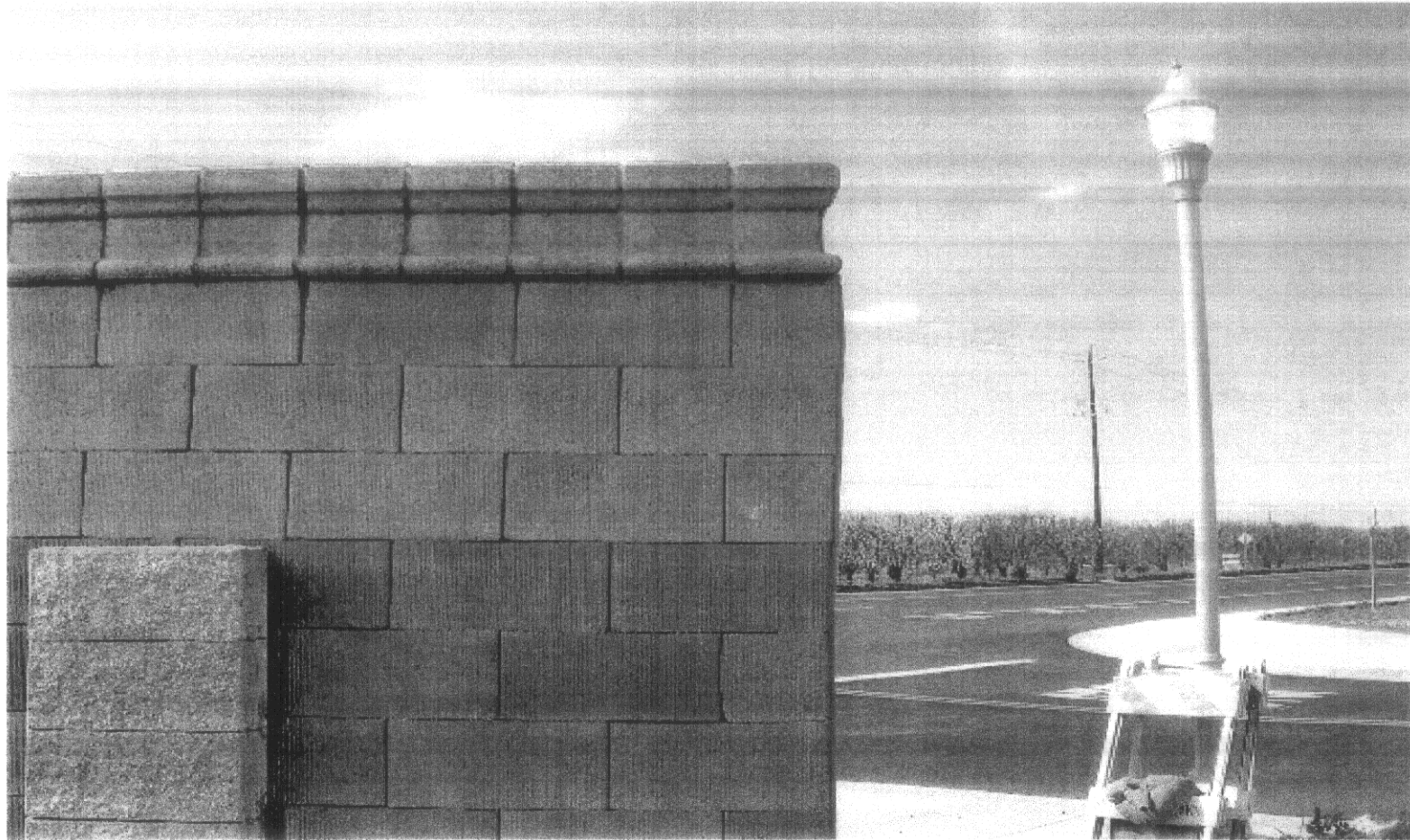
If the city pays for the up grade they will have the privilege of the beatification and I will maintain my Sound wall the city gets the look I get my wall for less dollars then originally estimated per the EIR



The environmental Report allocates spending in the amount 25000 per residence. The cost to replace my fence is 15000 this is less then the report.

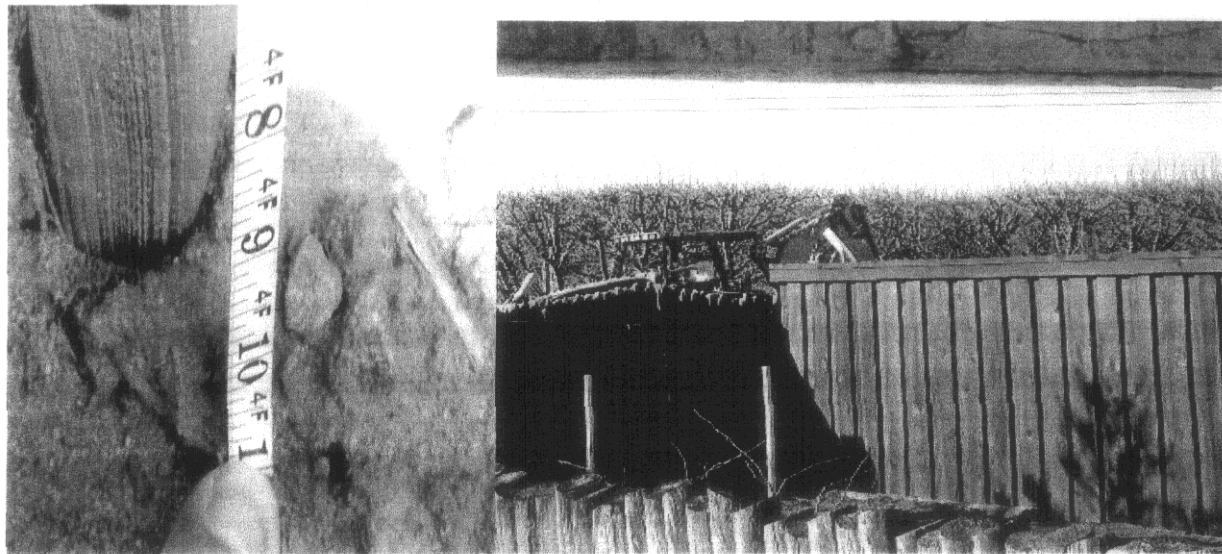
- The environmental Report allocates spending in the amount 18000 per residence. The cost to replace my fence is 15000 this is less then the report.

Cornice Topping Block at the back side of the proposed wall. There is an option of a closure block that is much cheaper. I deserve options



## the fence I propose as a replacement fence

- The fence I am proposing as equal to my existing fence is the privacy fence to the north side of my property. reference the right of the picture
- The difference is A twenty four inch footing is necessary to gain the sufficient elevation for privacy due to the elevation gain.
- per code the fence will require 4X6 posts.
- The elevation of the redwood fence is 4-9 from the top of side walk



# Fence Option A.1

- Option A.1

The city builds a block wall fence on the Golub property exactly like the fence North of Kristen Ct at no cost to the Golub

- the City Gets the Finished Side and Cornice
- The fence is built level to high side of grade.

## Option A.2

- Option A.2

The city builds a block wall fence on the Golub property  
The Golub Get the finished side of the block wall inside  
of propriety line.

- The cornice is eliminated and the type and style of block is picked by the Golub.
- The Golub cost is less the replacement per American fence co proposal value born by the city.
- The city will warranty the contractors work , and payment will be after job complete ( escrow account is acceptable)

# Option B

- The City settles a dollar value to allow the Golub To build a fence at our own discretion.
- The costs considerations should include the following
- Overlapped 7 ft redwood fence. Removal and disposal of existing fence
- Setting on a 24 inch retaining wall equal to the sloped elevation plus crash barrier.
- Supported by 4 X 6 posts per code
- Temporary security fence ( chain Link rented)
- Removal of existing Fence and footings
- Back fill dirt at side walk edge
- Plantings and drainage rocks replacement at fence edge.



# Quote for the new block Wall

- The environmental Report allocates spending in the amount 18000 per residence. The cost to replace my fence is 15000 this is less then the report.